

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES**

COMPREHENSIVE FACILITY CONDITION ASSESSMENT

Solicitation #: DCAM-13-NC-0162

**Addendum No. 3
Issued: July 16, 2013**

This Addendum Number 03 is issued by e-mail on July 16, 2013. Except as modified hereby, the Request for Proposals ("RFP") remains unmodified.

Item #1

Delete: E.4.7 Price Information

The Offeror should submit the Bid Form in accordance with Section D.4.4 in the form of **Attachment A.**

Insert: E.4.7 Price Information

The Offeror should submit the Bid Form in accordance with Section D.4.4 in the form of **Attachment B.**

Item # 2

Delete: B.3 in its entirety.

Insert: B.3

The Contractor shall develop a report through two submissions, corresponding to 50% and 100% completion. It is important that the deliverables noted below be completed for each submission. The percentage completion is secondary in importance to the requirements specified.

Item # 3

Delete: B.3.1 in its entirety.

Insert: B.3.1

The Contractor shall complete site assessments and submit a report on fifty percent (50%) of the facilities within 180 calendar days of the Notice-to-Proceed date.

Item # 4

Delete: B.3.2 in its entirety.

Insert: B.3.2

The Contractor shall submit the one hundred percent (100%) submittal in near complete form within ninety (90) calendar days of receipt of comments on the fifty percent (50%) submittal from the District. After review of the one hundred percent (100%) submission, the Contractor will be given instructions by the Project Manager to proceed with final submission.

Item # 5

Request for Information: Below is a list of questions and the Department's responses

1. Can the required Attachments for submission (Attachments B, C, D and I), or at least Attachment B with all the line item unit prices, be provided in either Word or Excel format?

Response: Yes, Attachment B can be provided upon request to individual Offerors in an Excel version. No additional labor categories will be needed for this procurement.

2. Understanding that contract award is anticipated to occur approximately mid-August 2013 with a forecasted/preferred delivery of all the facility condition assessments to be complete within a year or less from award, is there a preference in which facilities should be assessed first?

Response: Yes, the Government Centers (One Judiciary Square, Reeves Center, Daly, DOES and Wilson) should be assessed first followed by public safety (DOC, FEMS and MPD), recreation centers and others.

3. Understanding that DC DGS recently awarded Sorg & Associates with the Master Plan contract for the MPD/Fire/Correctional facilities, will facility condition assessments of those facilities under this contract occur in compliment to Sorg & Associates' efforts or wholly separate from that previously-awarded contract? It appears that Buildings 154-213 on Attachment B may be facilities that are being assessed as part of the Master Plan services contract awarded to Sorg & Associates.

Response: The assessments required by this RFP are completely separate assessments.

4. If an Offeror's team includes consultants, should they too provide at minimum three examples of experience and past performance (Attachment I) to fulfill Item E.4.4 (Experience and Past Performance) of the required submission components?

Response: Examples of past experience and performance should be completed for the Offeror and key members of its team.

5. To provide a more accurate pricing structure, can you share how many of these facilities have already had assessments completed? How recent and would a re-assessment be just an effort to confirm what's already been reported?

Response: The majority of the facilities had assessments completed in 2009. Any new properties added to the DGS portfolio were not included in the 2009 assessments completed previously. DGS require new assessments on all facilities.

6. When will the successful bidder gain access to the iPlan system and has it been modified/customized specifically for the District?

Response: Yes, the iPlan system has been extensively customized for the District. After award the successful bidder will be provided access to iPlan.

7. Section B.3.1 states "The Contractor shall submit the seventy-five percent (75%) submittal within 60 days of the Notice-to-Proceed date." Is this for the first assessment, or does the District expect all site visits to be complete and this is a 75% report of all facilities?

Response: See Item No. 3 of Addendum No. 3.

8. Similar question, Section B.3.2 states, "The Contractor shall submit the one hundred percent (100%) submittal in near complete form within forty-five (45) days of receipt of comments on the seventy-five percent (75%) submittal from the District."

Response: See Item No. 4 of Addendum No. 3.

9. Please confirm item B.3.1 stating submittal deliverable requirement (75%) of 60 days from Notice-To-Proceed date. Is this comment meant to indicate that individual NTPs will be provided for each building?

Response: See Item No. 3 of Addendum No. 3.

10. Please confirm item E.3 stating a deadline of 2PM EDT on July 16, 2013. There are still outstanding documents to be received from DGS per discussions at the pre-proposal meeting.

Response: See Item No. 1 of Addendum No. 2.

11. Please confirm that per the pre-proposal meeting response, that information on the District's iPlan software will be available to potential bidders.

Response: No, information on the iPlan software will only be provided to the successful Offeror. See response to question no. 6.

12. With the Parks and Rec facilities are the land and amenities (ball field, bleachers etc.) included as well as buildings? If so can the acreage of these facilities provided.


Response: The acreage data is not available.

13. Will the SF for facilities currently not provided on the Attachment G be provided?

Response: All available square footage data has been provided. No square footage data exists for fields, spray parks or pools.

14. Schedule for the assessments – the RFP B3.1 (page 8 of 22) calls for 75% drafts in 60 days of issuance - is this for the entire portfolio or priority buildings as the contract states this is a one year contract award?

Response: See Item No. 3 of Addendum No. 3.



JW Lantum
Associate Director/Contracting Officer

7/16/13

Date

- End of Addendum No. 3 -